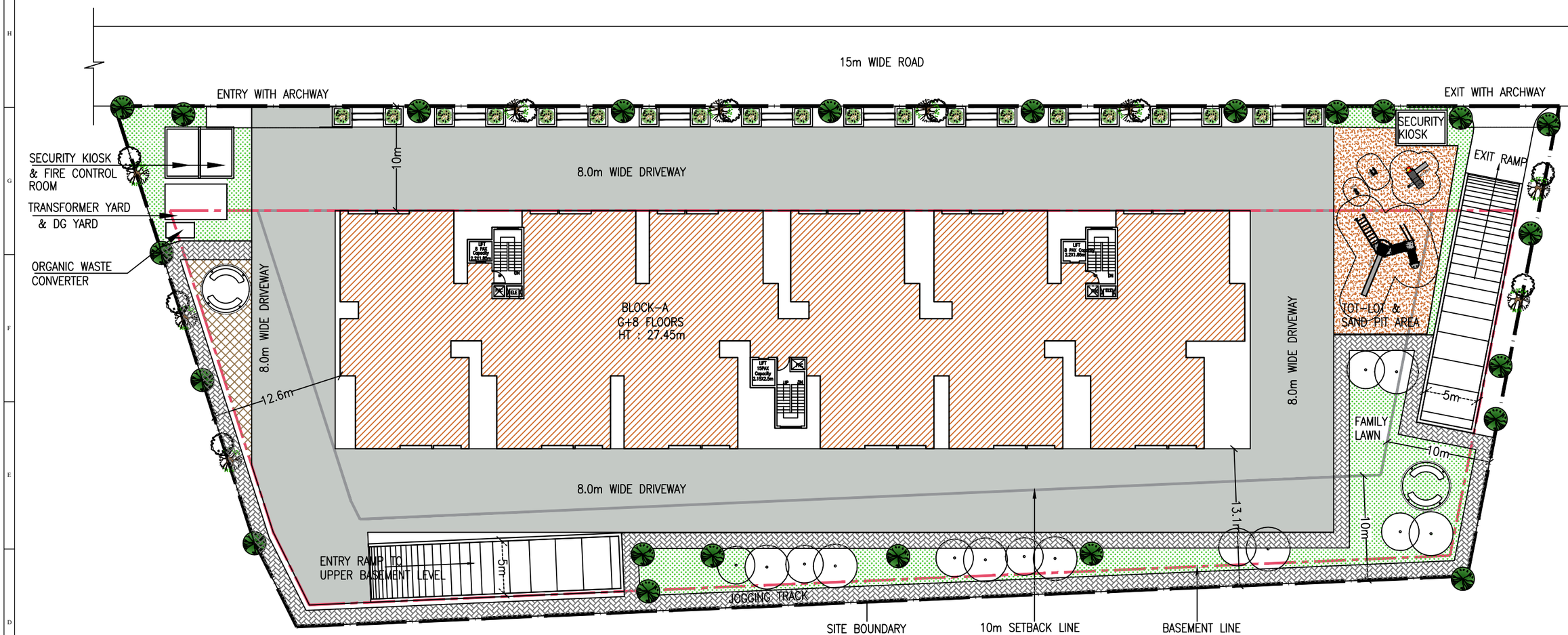

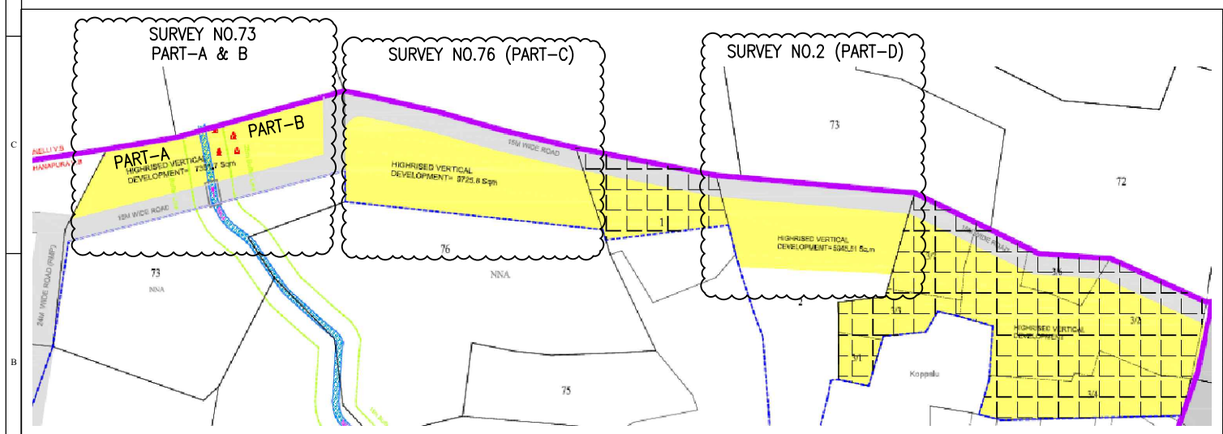

KEY PLAN

TOTAL SITE AREA =5945.51m² (1 Acre 18.76 Guntas)

AREA CALCULATION OF RESIDENTIAL BLOCK SY.NO.2

BLOCK - A

FLOOR	GROSS AREA Sq.m	DEDUCTIONS IN Sq.m (O.T.S)	BUILT UP AREA Sq.m	DEDUCTIONS FOR FAR IN Sq.m Parking, Main Staircase & Head Room	NET FAR AREA Sq.m	NO OF UNITS
	A	B	C=A-B	D	E= A-B-D	F
Basement-1	4222.44	0	4222.44	0	0	0
Basement-2	4200.00	0	4200.00	0	0	0
Ground Floor	1671.51	13.04	1658.47	75.78	1582.69	10
1st Floor	1671.51	13.04	1658.47	75.78	1582.69	12
2nd Floor	1671.51	13.04	1658.47	75.78	1582.69	12
3rd Floor	1671.51	13.04	1658.47	75.78	1582.69	12
4th Floor	1671.51	13.04	1658.47	75.78	1582.69	12
5th Floor	1671.51	13.04	1658.47	75.78	1582.69	12
6th Floor	1671.51	13.04	1658.47	75.78	1582.69	12
7th Floor	1671.51	13.04	1658.47	75.78	1582.69	12
8th Floor	1671.51	13.04	1658.47	75.78	1582.69	12
Terrace Floor	200.00	0.00	121.00	18.50	181.50	0
TOTAL	**23666**	**117.36**	**23469.67**	**700.52**	**14425.71**	**106**

GROUND COVERAGE CALCULATIONS

SITE AREA	5945.51 m²				
GROUND COVERAGE	PLINTH AREA	X100	1671.51	X100	28.11%
	SITE AREA		5945.51		
ALLOWABLE GROUND COVERAGE	65%				
ACHIEVED GROUND COVERAGE	28.11%				

F.A.R. CALCULATIONS

SITE AREA	5945.51 m²		
F.A.R. SITE AREA	5945.51		
F.A.R	NET FAR AREA	14,425.71	2.43
	FAR SITE AREA	5945.51	
ALLOWABLE F.A.R.	2.25		
PREMIER F.A.R.	0.3		
TOTAL ALLOWABLE F.A.R. (2.25*0.3=0.625) (2.25+0.625=2.925)	2.925		
ACHIEVED F.A.R.	2.43		

PARKING REQUIREMENTS :

NO. OF PARKING REQUIRED	= 106
NO. OF VISITORS PARKING REQUIRED	= 11
TOTAL NO. OF PARKING REQUIRED	= 117

NO. OF PARKING PROVIDED IN LOWER BASEMENT	= 70
NO. OF PARKING PROVIDED IN UPPER BASEMENT	= 70
TOTAL NO. OF PARKING ACHIEVED	= 140

NOTE : FOR DETAILED SPECIFICATIONS REFER TENDER DOCUMENT

FOR TENDER PURPOSE

AUTHORIZED CLIENT:

BANGALORE DEVELOPMENT AUTHORITY
OFFICE OF THE EXECUTIVE ENGINEER
T.CHOWDAIAH ROAD, KUMARAPARK WEST,
BENGALURU – 560020

PROJECT TITLE:

PROPOSED CONSTRUCTION OF 2 BHK
HOUSING PROJECT AT KENCHANAPURA , SY NO 02, PART-D
KENCHANAPURA BANGALORE

DRAWING TITLE:

SITE DEVELOPMENT PLAN

SCALE-1:400	SIZE-A3	DATE: 15/04/2025
DRAWING NUMBER		REV
A-01		T0